



**LAKE LIMERICK COUNTRY CLUB  
BOARD OF DIRECTORS  
MINUTES  
October 16, 2010**

**1)ROLL CALL:**

President Esther Springer-Johannesen, Vice President Tom Taylor, Secretary Dave Kohler, Directors, Sharon Hadsall, Lee Dormuth, Interim Treasurer Dick Sirokman, Carolyn Parker, Brian Smith and Water Chair Nan Stricklin. Treasurer Bill McDonald is on a leave of absence.

**2)APPROVAL OF SEPTEMBER 18, BOD MEETING MINUTES:**

A Motion was made by Dick Sirokman, seconded by Carolyn Parker and passed with no nays as follows:

To approve the minutes of September 18, 2010 noting that Bill McDonald was not present at the meeting.

**3)FINANCIAL REPORT: Dick Sirokman**

The end of the year financials were reviewed, it was noted that the Operating Profit shows only a \$4,500 difference when compared to the projected budget for this fiscal year and this amount is to the good.

Delinquencies were discussed and the board asked that Sharon Hadsall and Sheila Hedlund work together to determine if a collection agency is a good option for Lake Limerick Country Club Δ

The question was asked as to whether Lake Limerick can turn off water for non payment of dues, this question will be sent to the attorney.

Dick Sirokman distributed a cash flow chart showing how our income fluctuates throughout the year. This discussion was due to concerns of having to delay a project that had been approved by the Board due to cash flow at the end of the fiscal quarter.

A Motion was made by Dave Kohler, seconded by Sharon Hadsall and passed with no nays as follows:

To approve the financial report as presented.

**4)GUESTS FROM THE FLOOR: None**

**5)CONSENT AGENDA: (Committees motions, attached)**

Esther asked about the Lake/Dam Minutes regarding the 50 amp service at Anglia, it was stated that this is low cost upgrade.

Inquiry regarding the chain gate at Banbury; does this mean that members will not be able to drive through, the response is that a member is welcome to attach their own personal lock in a "daisy chain" so that they may be able to drive through as they wish.

It was noted by Brian Smith that we should state in our motion to approve the consent agenda that the committee minutes are also approved.

A Motion was made by Brian Smith, seconded by Dick Sirokman and passed with no nays as follows:

To approve the consent agenda and committee minutes as presented, including the Architectural Minutes.

(It should be noted that in addition to the architecture actions represented in their minutes, the only Architecture motion being acted upon is the item associated with the September 18 Special Architecture Meeting.)

**6) OLD BUSINESS:**

- a) 2010 Project  
Maureen Wickert reviewed her phone list and comments she has received from members in Division 4. Twenty six more signatures are needed to complete this division. Maureen and Tom will work on a new letter for Division 4 which will include a pro and con statement.
- b) Architectural Guideline – Revisions are being worked on by Jackie Ross, the Architectural Secretary.

**7) NEW BUSINESS**

- a) Inn Committee – HVAC System  
Dick Sirokman discussed the money needed and the time frame in which he would like to see this project completed. He would like Larry Duvall to be involved with the project and work with Fahrenheit 101 in preparing the bid package and setting up the contractors. It would be ideal if the work can be done between December 20, and December 29 of this year as the inn is closed during that time. Tony Paradise recommended that we make sure the final contract states in writing the inclusions and exclusions.

A Motion was made by Dave Kohler, seconded by Brian Smith and passed with no nays as follows:

To work with Fahrenheit 101 to get bid packages and to act as coordinators of the contractors.

- b) Inn Committee – Use of the Great Hall  
Dick was asked if Lake Limerick Country Club would be available to distribute food bank items on a weekly schedule, the consensus was that we do not allow usage of the hall on a scheduled non paying basis as it may interfere with events that would generate income.

The Karate class was brought up as they do not pay to use the hall and charge their students to attend. It was reported that the fees charged pay for only the insurance that covers the club for allowing the class to be held in our great hall. The class has been held for a year now and the instructor will be requested to report on the benefits it has given to our community.

- c) Architectural Committee – 03-259 The Architectural Committee recommends that this account be taken back from legal and the committee is requesting that LLCC clean up and bill the owner.

A Motion was made by Brian Smith, seconded by Dave Kohler and passed with no nays as follows:

To approve the clean up of Division 3, Lot 259 by a contractor with the cost not to exceed \$1,800.

It was noted that the attorney should be notified that there are no more billable hours to be accrued on this lot.

- d) Architectural Committee – 01-036, approval to send letter from attorney's office to the owner – Esther reported that the letter has already been sent.

- e) Inn Committee Winter Meeting Schedule  
The Inn Committee would like to change their meeting schedule for the winter and are asking board approval as it goes against the resolution for the Inn Committee guidelines. The Board

would prefer that the meetings be scheduled on a monthly basis, then cancel as needed if there is no business to conduct.

**8) OTHER BUSINESS**

**(1) Nominating Committee Chair**

Esther has talked with Clara Robinson about heading the committee and if there is anyone she would like to co chair with her. Clara has not gotten back to Esther at this time. There was a recommendation to contact Phyllis Antonsen and see if she would be interested in this.

**9) ACTION ITEM LIST REVIEW**

Tom Taylor recommended that the Action Item List review agenda item be moved on the agenda to appear just prior to the announcement section, this way any items discussed during the meeting can be added.

Additions to the action item list are as follows: HVAC Bids – Dick Sirokman, delinquency collection options - Sheila Hedlund and Sharon Hadsall, and Nominating Chair appointments – Esther Springer-Johannesen.

**10) ANNOUNCEMENTS**

October 16 Semi Annual Meeting @ 2:00 p.m.  
October 21 Free Family Night Bingo  
October 31 Halloween, Kids Party  
November 6 Magpies 23<sup>rd</sup> Annual Bazaar  
November 18 Free Family Night Bingo  
November 20 Board of Directors Meeting

**11) MOTION TO CONVENE TO CLOSED SESSION:**

A Motion was made by Dave Kohler, seconded by Dick Sirokman and passed with no nays as follows:

To convene to closed session

**12) CLOSED SESSION: Personnel**

**13) MOTION TO RECONVENE TO OPEN SESSION:**

A Motion was made by Tom Taylor, seconded by Dick Sirokman and passed with no nays as follows:

To reconvene to open session

**14) MOTION TO ACCEPT ALL CLOSED SESSION MOTIONS:**

A Motion was made by Tom Taylor, seconded by Dick Sirokman and passed with no nays as follows:

To approve the motion made in closed session.

**15) Another conversation on the HVAC system was had once the board went back into open session**

Research will be done following a walk through the week of October 17, 2010 with the consultant Fahrenheit 101. The walk through is to include the sub contractors. This walk through could require a change to the previous motion that would require subsequent approval.

**16) MOTION TO ADJOURN MEETING**

A Motion was made by Dick Sirokman, seconded by Brian Smith and passed with no nays as follows:

To adjourn the meeting at 11:15 a.m.